

## Exhibit “A”

## NOTICE TO PAY RENT OR QUIT

DOES 1 TO 5

TO: RONALD J. BEA-MONE III; MOONALISA YOUNG ;

WITHIN THREE DAYS after the service on you of this notice, you are hereby required to pay the rent of the premises hereinafter described, of which you now hold possession, amounting to the sum of SEVENTEEN THOUSAND FOUR HUNDRED DOLLARS 00/100 (\$ 17,400.00 ) enumerated as follows:

\$ 1,450.00	due from NOVEMBER	15, 2015 to DECEMBER	14, 2015.
\$ 1,450.00	due from DECEMBER	15, 2015 to JANUARY	14, 2016.
\$ 1,450.00	due from JANUARY	15, 2016 to FEBRUARY	14, 2016.
\$ 1,450.00	due from FEBRUARY	15, 2016 to MARCH	14, 2016.
\$ 1,450.00	due from MARCH	15, 2016 to APRIL	14, 2016.
\$ 1,450.00	due from APRIL	15, 2016 to MAY	14, 2016.
\$ 1,450.00	due from MAY	15, 2016 to JUNE	14, 2016.
\$ 1,450.00	due from JUNE	15, 2016 to JULY	14, 2016.
\$ 1,450.00	due from JULY	15, 2016 to AUGUST	14, 2016.
\$ 1,450.00	due from AUGUST	15, 2016 to SEPTEMBER	14, 2016.
\$ 1,450.00	due from SEPTEMBER	15, 2016 to OCTOBER	14, 2016.
\$ 1,450.00	due from OCTOBER	15, 2016 to NOVEMBER	14, 2016.

OR QUIT AND DELIVER UP THE POSSESSION OF THE PREMISES.  
The premises herein referred to as:

32788 SHEILA LANE, WILDOMAR, CA 92595

YOU ARE FURTHER NOTIFIED THAT IF YOU DO NOT COMPLY WITH EITHER OF THE ABOVE, the undersigned does hereby elect to declare the forfeiture of your lease or rental described premises and lessor will institute legal proceedings to recover rent and possession of said premises.

THIS IS FURTHER NOTICE THAT DELIVERY OF POSSESSION OF THE PREMISES, OR THE PAYMENT OF THE AMOUNTS DEMANDED IN THIS NOTICE, MUST BE PAYABLE AS INDICATED AND DELIVERED TO THE PERSON INDICATED AS FOLLOWS.

PAYABLE TO: JOE HOMS  
ADDRESS: PO BOX 2761, MISSION VIEJO, CA 92690  
TELEPHONE: (949) 394-0149  
DURING NORMAL BUSINESS HOURS: MONDAY-SUNDAY 9:00 A.M. - 5:00 P.M.

YOU ARE HEREBY NOTIFIED THAT A NEGATIVE CREDIT REPORT REFLECTING ON YOUR CREDIT REPORT MAY BE SUBMITTED TO A CREDIT REPORTING AGENCY IF YOU FAIL TO FULFILL THE TERMS OF YOUR CREDIT/RENTAL OBLIGATIONS.

Dated this 20<sup>TH</sup> day of OCTOBER 2016

STEVEN D. SILVERSTEIN, ATTORNEY  
14351 RED HILL AVE., STE. G  
TUSTIN, CA 92780  
714-832-3651

CARLOS HOMS, TRUSTEE OF THE  
CARLOS HOMS AND JOSEFINA HOMS  
FAMILY TRUST  
OWNER/LANDLORD

Exhibit 2